

107.0

Map

0002

Block

0004.B

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,091,100 /

USE VALUE: 1,091,100 /

ASSESSed: 1,091,100 /

Total Card /

Total Parcel

1,091,100

1,091,100

1,091,100

PROPERTY LOCATION

No

Alt No

Direction/Street/City

30

LANTERN LN, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: GALLAGHER GEORGE T--ETAL

Owner 2: GALLAGHER MARTHA A

Owner 3:

Street 1: 30 LANTERN LANE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry:

Own Occ: Y

Postal: 02474

Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov:

Cntry:

Postal:

NARRATIVE DESCRIPTION

This parcel contains 12,564 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1955, having primarily Wood Shingle Exterior and 3577 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bd rms.

OTHER ASSESSMENTS

Code

Descrip/No

Amount

Com. Int

PROPERTY FACTORS

Item

Code

Description

%

Item

Code

Description

Z

R0

LARGE LOT

100

water

o

Sewer

n

Electri

Census:

Exmpt

Flood Haz:

D

Topo

2

Above Stree

s

Street

t

Gas:

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

101

One Family

12564

Sq. Ft.

Site

0

70.

0.63

4

557,845

557,800

IN PROCESS APPRAISAL SUMMARY

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

101

12564.000

533,300

557,800

1,091,100

Total Card

0.288

533,300

557,800

1,091,100

Total Parcel

0.288

533,300

557,800

1,091,100

Source: Market Adj Cost

Total Value per SQ unit /Card: 305.03

/Parcel: 305.0

Legal Description

User Acct

68189

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Land Unit Type:

Parcel ID

107.0-0002-0004.B

PREVIOUS ASSESSMENT

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2020

101

FV

533,300

0

12,564.

557,800

1,091,100

1,091,100

Year End Roll

12/18/2019

2019

101

FV

417,300

0

12,564.

557,800

975,100

975,100

Year End Roll

1/3/2019

2018

101

FV

417,300

0

12,564.

478,200

895,500

895,500

Year End Roll

12/20/2017

2017

101

FV

417,300

0

12,564.

446,300

863,600

863,600

Year End Roll

1/3/2017

2016

101

FV

417,300

0

12,564.

382,500

799,800

799,800

Year End

1/4/2016

2015

101

FV

385,900

0

12,564.

342,700

728,600

728,600

Year End Roll

12/11/2014

2014

101

FV

385,900

0

12,564.

317,200

703,100

703,100

Year End Roll

12/16/2013

2013

101

FV

385,900

0

12,564.

302,400

688,300

688,300

12/13/2012

SALES INFORMATION

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

1080-112

4/1/1991

268,000

No

No

Y

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

5/5/2020

490

New Wind

18,000

C

5/2/2001

251

Addition

90,000

O

2 STORY ADDITION

4/29/1996

162

42,000

14X19 ROOM 11X18 W

4/5/1993

87

12,000

REMODEL KIT/BATHS

ACTIVITY INFORMATION

Date

Result

By

Name

8/30/2018

MEAS&NOTICE

CC

Chris C

8/30/2018

Entry Denied

MM

Mary M

2/11/2009

Entry Denied

345

PATRIOT

2/11/2009

Measured

345

PATRIOT

5/2/2002

Permit Visit

PM

Peter M

11/10/1999

Mailer Sent

10/26/1999

Measured

243

PATRIOT

9/1/1991

PM

Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

